

Zoning Board of Appeals Town of Southington

Robert Salka, Chairman
Patricia Potter, Secretary
Jeffrey D. Gworek
Bryan Wysong
Matthew J. O'Keefe
Ronald Bohigian, Alternate
Michael Milo, Alternate
Juanita Champagne, Alternate

AGENDA

**September 27, 2011
7:00 p.m.**

**Town Hall Council Chambers
75 Main Street**

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. DETERMINATION OF QUORUM

5. PUBLIC HEARING ITEMS

- A. APPEAL #5881A, Application of The S. Carpenter Construction Co. for a 7.78' variance for lots #3A & #3B to 92.22' where 100' is required under Sections 5-00.13, 7A-00 & 15-04 of the Zoning Regulations, 176 Town Line Road, property of The S. Carpenter Construction Co. & The Carpenter Realty Co. in an I-1 zone.
- B. APPEAL #5882A, Application of JK Realty Holdings LLC for a 276 sq. ft. variance for a 24'x24' (576 sq. ft.) pavilion which has already been constructed under Sections 2-01 & 15-04 of the Zoning Regulations, 306 Rockwood Drive, property of JK Realty Holdings LLC in an R-40 zone.
- C. APPEAL #5883A, Application of Torrey S. Crane Co. for a 9.2' front yard setback variance to 38.8' where 40' is required & a 28.6' side yard setback variance to 1.4' where 30' is required to add a second story on an existing industrial building under Sections 7A-00 & 15-04 of the Zoning Regulations, 510 Summer Street, property of Torrey S. Crane Co. in an I-2 zone.

6. CONTINUED PUBLIC HEARING ITEMS

- A. APPEAL #5870A, Application of Jerzie Joe's Sports Bar & Grill Inc. for a special exception approval to allow applicant to apply for a restaurant liquor license under Sections 11-04, 15-05 & 4-01.32A of the Zoning Regulations, 202 Newell Street, property of Marques LLC in an I-2 zone.

- B. APPEAL #5871A, Application of Pattison Brothers Construction LLC for a 14.5' side yard setback variance to 15.5' where 30' is required under Sections 7A-00 & 15-04 of the Zoning Regulations, 1774 Mt. Vernon Road, property of Bell City Rifle Club in an R-80 zone.

7. APPROVAL OF MINUTES – Regular Meeting of September 13, 2011

8. MISCELLANEOUS/OLD BUSINESS/NEW BUSINESS

- A. Election of Officers

9. ADJOURNMENT